



**Exhibit B**  
**813 S 16th Street, Wilmington, NC**  
**Lease Rates**

<u>Address-Location</u>	<u>Total SF</u>	<u>Price/SF</u>	<u>Monthly</u>	<u>Annual</u>	<u>Annual Taxes</u>	<u>Annual Insurance</u>	<u>Commission Base</u>
813 S 16th Street- Both Buildings	7125	See Monthly/Annual	\$7,356 - \$8,247	\$88,289 - \$98,866	\$7,376.86	TBP	6% of first 36 months
813 S 16th Street- Office	3452	\$16 - \$18	\$4,602 - \$5,178	\$55,232 - \$62,136	\$4,426.12	TBP	6% of first 36 months
813 S 16th Street-Warehouse	3673	\$9 - \$10	\$2,754 - \$3,060	\$33,057 - \$36,730	\$2,950.74	TBP	6% of first 36 months
1601 Dawson Street-Parking General	Included in Lease						